

**PLANNING AND ZONING COMMISSION  
REGULAR MEETING AGENDA**

**Monday, September 26, 2005  
7:00 PM**

**TOWN HALL ANNEX BUILDING  
57 MAIN STREET, ELLINGTON, CT**

**I. CALL TO ORDER:**

**II. PUBLIC COMMENTS:**

**III. PUBLIC HEARINGS:**

1. #S200508 – Gotta Go, LLC for a 2 lot subdivision on property located at 35 South Road, APN 112-036-0000 in an LR Zone.
2. #Z200536 – Peter & Verna Charter for a special permit for earth excavation permit on property located on 516 Somers Road, APN 190-009-0000 in an A Zone.
3. #S200509 – Brook Crossing Developers, LLC for a 9 lot subdivision on property located at the Extension of Brook Crossing, APN 119-004-0000 in an RA Zone.

**IV. NEW BUSINESS:**

1. #Z200532 – Church of Jesus Christ of Latter Day Saints for site plan modification for expansion of the parking lot on property located at 2 Maple Street, APN 073-012-0000 in a PC Zone.
2. #Z200534 – Peter Welti for site plan approval for a shed and related improvements on property located at 32 Main Street, APN 064-008-0000 in a C & RA Zone.
3. #Z200535 – Steve Moser for site plan modification for parking lot expansion on property located at 34 Middle Butcher Road, APN 028-023-0000 in an RA Zone.
4. CGS – 8-24 Review: Porter Road (section) Discontinuance.
5. #Z200537 – Landmark Surveys, LLC for a zone change to RA on property located at 120 Stafford Road, APN 148-021-0000 in an RA & PC Zone. (RECEIPT ONLY)

**V. UNFINISHED BUSINESS:**

1. Discussion: Land Use Permit Fee Modifications.

**VI. ADMINISTRATIVE BUSINESS:**

1. Appointments to CRCOG Regional Planning Commission.

2. Determination by PZC if they would like to have a discussion with Keith Ballasy regarding re-zoning at 298 Somers Road.
3. Determination by PZC if they would like to have a discussion with Bill Freeman regarding the sidewalk at Chasseral Meadows.
4. Recommendation from the Conservation Commission for the Planning & Zoning Commission to implement a moratorium.
5. Recommendation from the Inland Wetland Commission for the Planning & Zoning Commission to implement a moratorium.
6. Recommendation from the Economic Development Commission for the Planning & Zoning Commission to have two meetings a month for review of zoning regulations.
7. Recommendation from the Zoning Board of Appeals for the Planning & Zoning Commission to consider regulations for impervious surface. (Additional Memo from ZBA dated 9/21/05)
8. Letter from the Conservation Commission to the Planning & Zoning Commission regarding the approved list of appraisers.
9. Santini Builders, Inc. for Modification of Subdivision: Transfer Lot with Detention Basin from Gasek Farms II to proposed Gasek Farms IV.
10. Approval of June 27, 2005 Meeting Minutes:
  - a. July 25, 2005 Meeting Minutes
  - b. August 22, 2005 Meeting Minutes
11. Correspondence:
  - a. Letter to Ben Moser from State Traffic Commission dated 8/18/05. (Ellington Retail Development)

## **VII. ADJOURNMENT**